

# ***Board of County Commissioners***

## **Development Review**

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## ***June 17, 2002 DRC Meeting***

Meeting convened at 2:02 PM.

Present: Robbie Rogers-Division Director and Chairperson, Richard Helms-Development Coordinator, Zig Rice-Coastal Engineering, Marie Keenum-911 Coordinator, Rolland Shrewsbury-Environmental Health and Alysia Akins-Committee Secretary.

Mr. Helms moved to approve the DRC minutes of May 20, 2002. Mrs. Keenum seconded the motion and the motion carried.

### **Old Business-**

*None*

### **New Business-**

#### ***Tri-County Villages: Cottages at Summerchase***

#### ***Major Development***

#### ***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, and Eric Warren, Miller, Sellen, Connor and Walsh, were present and proposing to subdivide the subject property into 121 lots. Mr. Helms explained what the original approvals on this property were for. Mr. Grant stated the project would be accessed from Buena Vista. Mr. Helms inquired about a meets and bounds legal description. Mr. Grant stated the property was listed as Tract D of a recorded plat. Mrs. Rogers recommended waiting for Attorney Neal's opinion on whether or not a meets and bounds legal description needed to be provided. The Committee discussed lane widths and turnaround radiuses on dead end streets not being shown on the plans. Mr. Helms asked about SWFWMD notice of responsibility being listed in Section 19 of the declarations. Mrs. Rogers asked about villa parking. Mrs. Keenum discussed an emergency ingress/egress gate. The submitted variance requests and the Engineer's comments regarding the requests were discussed. Mr. Grant asked if the variance requests would need to be revised to show the discussed changes.

Attorney Neal arrived at approximately 2:32 PM.

Attorney Neal stated a meets and bounds legal description would need to be provided on the engineering plans. Parking issues were discussed. Mr. Helms stated a revised plan would need to be provided for engineering. Mr. Helms stated he would research the parking issues.

Mr. Helms moved to recommend approval of the preliminary review, including the submitted variance requests with the following conditions: an emergency ingress/egress gate to be installed and shown on the engineering plans, add responsibility to SWFWMD construction permit to covenants, address Villa parking at engineering review, add meets and bounds legal description show all lane widths and turnaround radiuses. Mr. Rice seconded the motion and the motion carried.

***Tri-County Villages: Unit 69***

***Major Development***

***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, were present and proposing to develop a 223-lot subdivision. The Committee discussed the submitted variance requests. Mr. Rice went over the Engineer's comments regarding the requests. The Committee discussed limitations.

Mr. Helms moved to recommend approval of the preliminary review, including the submitted variance requests. Mrs. Keenum seconded the motion and the motion carried.

***Tri-County Villages: Unit 68***

***Major Development***

***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, were present and proposing to develop a 186-lot subdivision. Mr. Helms stated he had no comments regarding the submitted variance requests. Mr. Rice discussed the Engineer's comments regarding the variance requests. DOT standards were discussed. Mr. Helms requested turn radius information.

Mr. Helms moved to recommend approval of the preliminary review, including the submitted variance requests. Mr. Rice seconded the motion and the motion carried.

***Tri-County Villages: Villa Fernandina***

***Major Development***

***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, were present and proposing to develop a 75-lot subdivision. The Committee discussed the submitted variance requests and how similar they were to the other development requests. Parking issues and access to the proposed project were discussed. The Committee also discussed posting 10 mph signs. Mrs. Keenum inquired about the preliminary plan.

Mr. Helms moved to recommend approval of the preliminary review, including the submitted variance requests, visitor parking areas to be addressed at the engineering stage, 10 mph speed limit signs to be posted and Villa Fernandino to be changed to Villa Fernandina in the Declaration of Covenants and Conditions and Restrictions. Mr. Rice seconded the motion and the motion carried.

***Tri-County Villages: Villa Amelia***

***Major Development***

***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, were present and proposing to develop a 76-lot subdivision. Parking issues were discussed.

Mrs. Keenum moved to recommend approval of the preliminary review, including the submitted variance requests, visitor parking areas to be addressed at the engineering stage and the title to be changed to Villa Amelia in the Declarations of Covenants, Conditions and Restrictions. Mr. Helms seconded the motion and the motion carried.

***Tri-County Villages: Unit 67***

***Major Development***

***Preliminary Review***

Ron Grant and Ed Abshier, Grant and Dzuro, were present and proposing to develop a 374-lot subdivision. The Committee discussed deleting #7 and #8 from the variance requests. Tract A was discussed. Mr. Helms discussed items 1-6 of the variance requests.

Mr. Helms moved to recommend approval of the preliminary review, including the submitted variance requests. Mr. Rice seconded the motion and the motion carried.

Attorney Neal excused herself at 3:15 PM.

***Mazak Mine***

***Transfer of Operating Permit Operator for OP 99-2***

Paul Mazak was present and proposing to transfer OP 99-2 from Bedrock Resources to Florida Mining Corporation. Mr. Helms requested Mr. Mazak's home address. Mr. Helms advised Mr. Mazak to supply copies of the operator change to all other agencies involved. Mr. Mazak stated the operator change had been registered with the State. Mr. Mazak submitted the monitoring fee for the fourth quarter to Mr. Helms. Mr. Mazak stated all of the required paperwork was in the process. Mr. Helms stated he would get with Mr. Jochum to see if he had received any paperwork pertaining to Mr. Mazak's operator change. Mr. Helms stated he needed a copy of the water use permit issued by SWFWMD. Mr. Mazak stated that his DEP paperwork was in the RAI process. Mrs. Rogers inquired about the operator name change. Mr. Mazak discussed the pumping issues he had with SWFWMD. Mr. Shrewsbury asked Mr. Mazak if he had applied for a storage tank registration change. Mr. Mazak stated that it had been applied for.

Mr. Shrewsbury requested copies of the new operator information for the Health Department records. Mrs. Rogers discussed the zoning and land use differences with Mr. Shrewsbury and Mr. Mazak regarding the required permits from the Health Department.

Mr. Helms moved to recommend approval of the transfer of operator. Mrs. Keenum seconded the motion and the motion carried.

**Public Forum-**

*None*

Mrs. Keenum moved to adjourn. Mr. Helms seconded the motion and the motion carried.

Meeting adjourned at 3:25 PM.